

STATE OF TENNESSEE 21308
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $197,000.00

Chae Cunningham Joliet
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF November, 2018.

Notary Public Ollie Mai Parsley
MY COMMISSION EXPIRES: 3/ 8/2022

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 323 Emery Drive, Nashville, TN 37214-3113

NAME	ADDRESS
Address New Owner(s) as Follows: Kailey Lopez	Send Tax Bills To:
(Name) 2389 Quarry Road	(Name) New Owner
(Street Address or Route Number) Mt. Juliet, TN 37122	(Street Address)
(City) (State) (Zip)	(City) (State) (Zip)

Map-Parcel Number(s): 09609009000

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, Choe Cunningham Joliet, unmarried HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kailey Lopez and Reyes Lopez, wife and husband, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 23 of Martinwood Heights, as shown by plat of record in Plat Book 2133, page 63, of the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

BEING the same property conveyed to Teresa M. Cunningham, unmarried, and Gregory Cunningham, unmarried by Warranty Deed from Thomas Duncan and wife, Sharon Duncan, dated December 29, 2003, and filed at Instument No. 20040102-0000836, said Register's Office. Title now vested in Choe Cunningham Joliet, a widow, by Quitclaim Deed from Teresa M. Cunningham and Gregory Cunningham, a single persons, dated April 19, 2018 and filed at Instrument No. 20180423-0038087, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to: 2018 taxes, prorated and assumed by Grantee; Plan of record in Book 2133, page 63; Easement to USA for TVA Power Lines filed in book 1280, page 245; Sanitary Sewer Easements filed in Book 1174, page 366 and Book 4365, page 727; Easement in favor of Airport Authority filed in Book 862, page 803, all filed in the Davidson County Register's Office and any and all other easements of record.

This is improved property known as 2721 Lakeland Drive, Nashville, TN 37214.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, their heirs and assigns, forever; and we do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness his/her/their hand(s) this 30th day of November, 2018.

Seller Chae Cunningham Joliet
Choe Cunningham Joliet

Karen Y Johnson Davidson County
Batch# 169979 DEEDWARR
12/04/2018 01:43:05 PM 2 pgs
Fees: $13.00 Taxes: $728.90

20181204-0118300

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Ollie Mai Parsley, a Notary Public within and for the State and County aforesaid, the within named Choe Cunningham Joliet, unmarried, the bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 30th day of November, 2018.

My commission expires 3/ 8/2022.

Notary Public: Ollie Mai Parsley

OLLIE MAI PARSLEY
NOTARY PUBLIC
STATE OF TENNESSEE
MY COMMISSION EXPIRES 3-8-2022